

KNOW ALL PERSONS BY THESE PRESENTS

Doc: 940023105 OR /4567/0110

10/04/1994 15:52

LORRAINE BOGARTZ

of 510 Middle Street, Amherst, Hampshire

County, Massachusetts,

being unmarried, for consideration paid, and in full consideration of the terms and conditions of Article ID of their Agreement in Hampshire County Probate Court Docket No. 90D 0571 D1 \*

granted to RICHARD S. BOGARTZ

of 12 Willow Lane, Amherst, Massachusetts  
all of her right, title and interest in  
the land in

with quitclaim covenants

[Description and encumbrances, if any]

See Exhibit A

Subject to a mortgage to Northampton Co-operative Bank dated April 9, 1985 and recorded in said Registry in Book 2552, Page 184, which grantee Richard S. Bogartz agrees to assume and pay to the extent of any liability thereon of Lorraine Bogartz and to hold her harmless from any liability thereon.

Witness my hand and seal this 3 day of October, 19 94

Lorraine Bogartz  
Lorraine Bogartz

## The Commonwealth of Massachusetts

Hampshire ss.

October 3 19 94

Then personally appeared the above named Lorraine Bogartz  
and acknowledged the foregoing instrument to be her free act and deed before me

Kenneth P. Neuman  
Kenneth P. Neuman Notary Public

My commission expires

January 15 19 96

(\*Individual — Joint Tenants — Tenants in Common.)

## CHAPTER 183 SEC. 6 AS AMENDED BY CHAPTER 497 of 1969

Every deed presented for record shall contain or have endorsed upon it the full name, residence and post office address of the grantee and a recital of the amount of the full consideration thereof in dollars or the nature of the other consideration therefor, if not delivered for a specific monetary sum. The full consideration shall mean the total price for the conveyance without deduction for any liens or encumbrances assumed by the grantee or remaining thereon. All such endorsements and recitals shall be recorded as part of the deed. Failure to comply with this section shall not affect the validity of any deed. No register of deeds shall accept a deed for recording unless it is in compliance with the requirements of this section.

65-67 McClellan Street, Amherst, Massachusetts

EXHIBIT A

The land in said Amherst, on the northerly side of McClellan Street, together with the buildings thereon, bounded and described as follows:

Beginning at the southwest corner of the described premises at a highway stone on the northerly side of McClellan Street and on the westerly side of Paige Avenue, so-called, it being the southeast corner of land now or formerly of the Estate of Thomas Haley; thence running northerly about ninety-three (93) feet on land of the said Haley Estate to a stake and stones at land now or formerly of J. C. Hasbrook; thence running easterly about one hundred and seven (107) feet on land of the said Hasbrook to an iron pin at land now or formerly of Mary Kelley Lehane; thence running southerly about ninety-nine (99) feet on land of the said Lehane to said McClellan Street; thence running westerly about one hundred twelve (112) feet to said McClellan Street to the place of beginning.

Also conveying all the rights to make or repair a ditch and to lay and repair sewer pipes which have heretofore been reserved to Frank E. Paige in deeds of Hasbrook, Suma, Joy, Weatherbee, and Pettijohn of the five lots lying north of the above described premises.

EXCEPTING AND EXCLUDING any land taken by the Inhabitants of Amherst, or any other political entity, over which Paige Street is presently laid out.

Being the same premises conveyed to Richard S. Bogartz, Lorraine Bogartz, James M. Douglas and Mary E. Douglas by deed of John A. Rathbun dated September 1, 1982 and recorded in the Hampshire County Registry of Deeds in Book 2298, Page 91.

ATTEST: HAMPSHIRE, Marianne L. Donohue, REGISTER  
MARIANNE L. DONOHUE